

\$900,000 - 146 Arbour Lake Rise Nw, Calgary

MLS® #A2217700

\$900,000

5 Bedroom, 4.00 Bathroom, 2,047 sqft

Residential on 0.08 Acres

Arbour Lake, Calgary, Alberta

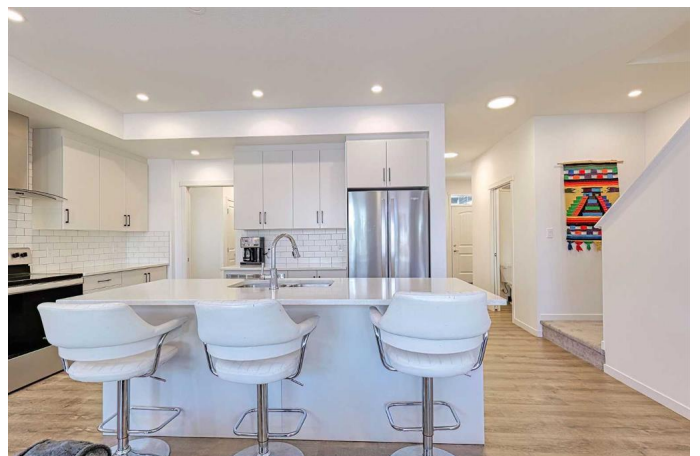
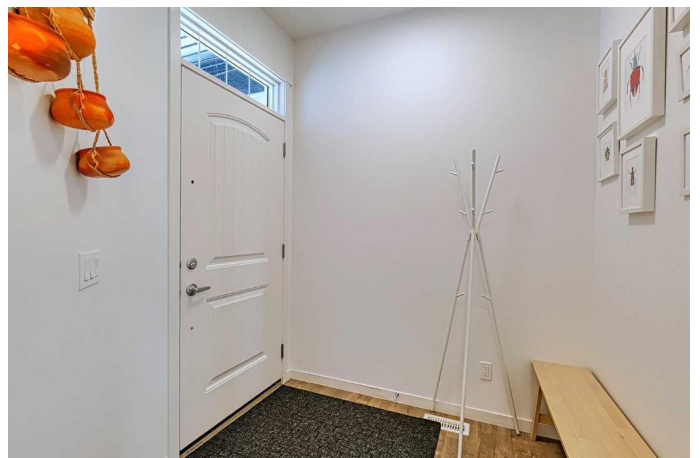
Stunning Home for Sale in the Prestigious Community of Arbour Lake!

Welcome to this beautifully designed, move-in ready home featuring modern finishes and exceptional comfort. With 5 spacious bedrooms, 3.5 bathrooms, bonus room, a double attached garage, a fully finished basement with bedroom and a complete bathroom, plus a generous backyard, this home offers space and style for the whole family.

Worried about those hot summer days? This home comes equipped with central air conditioning for your year-round comfort.

Location is everything—and this home has it all. Just a 5-minute walk to the Crowfoot C-Train Station, 5 minutes from the Arbour lake, and only two stops from the University of Calgary. You™ll also enjoy quick access to Stoney Trail, shopping centers, schools, SAIT, and so much more.

Don™t miss your chance to own this incredible home—it won™t be on the market for long!



Built in 2021

Essential Information

MLS® # A2217700

Price \$900,000

Bedrooms 5

Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,047
Acres	0.08
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	146 Arbour Lake Rise Nw
Subdivision	Arbour Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 0G9

Amenities

Amenities	Park, Playground, Racquet Courts, Visitor Parking, Beach Access, Boating
Parking Spaces	4
Parking	Double Garage Attached, Garage Door Opener, Garage Faces Front, Insulated
# of Garages	2

Interior

Interior Features	Breakfast Bar, Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dryer, Electric Cooktop, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Electric
Has Basement	Yes

Basement Finished, Full

Exterior

Exterior Features Lighting
Lot Description Rectangular Lot
Roof Asphalt Shingle
Construction Other, Cement Fiber Board
Foundation Other

Additional Information

Date Listed May 5th, 2025
Days on Market 105
Zoning R-G
HOA Fees 380
HOA Fees Freq. ANN

Listing Details

Listing Office CIR Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.